



DEPARTMENT OF PUBLIC WORKS  
BUILDING AND SAFETY DIVISION  
REHABILITATION SECTION  
900 South Fremont Avenue  
Alhambra, CA 91803  
(626) 458-3193

JOB ADDRESS: 712 SAN Gabriel Bl.

AIN: 5271-003-031

THIS PROPERTY IS BEING INVESTIGATED  
TO DETERMINE SUBSTANDARD CONDITIONS.  
UNTIL A COPY OF OUR LETTER TO THE  
OWNER IS ATTACHED TO THIS CARD,  
DO NOT ISSUE ANY PERMITS  
(EXCEPT FOR DEMOLITION) WITHOUT  
FIRST CHECKING WITH THE UNDERSIGNED.

DATE: 3-23-05

INSPECTOR: R. De la Garza



# COUNTY OF LOS ANGELES

## DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

BUILDING AND SAFETY DIVISION  
PROPERTY REHABILITATION SECTION  
EAST LOS ANGELES OFFICE  
5119 E. BEVERLY BLVD.  
EAST LOS ANGELES, CALIFORNIA 90022  
Telephone: 323-260-3450  
Fax: 323-267-4422  
<http://www.ladpw.org>

ADDRESS ALL CORRESPONDENCE TO:  
5119 E. BEVERLY BLVD.  
EAST LOS ANGELES, CALIFORNIA 90022

IN REPLY PLEASE  
REFER TO FILE:

### INFORMAL NOTICE SUBSTANDARD CONDITIONS

April 5, 2005

Peter H. Ngai And Anna Ngai Trs  
Peter And Anna Ngai Trust  
6148 Kauffman Ave  
Temple City, CA 91780-0000

Property Address: **712 SAN GABRIEL BL, ROSEMEAD**  
AIN: **5271-003-031**

The following substandard property or substandard building(s) or both were observed on this property:

- Overgrown vegetation, weeds, and debris.
- Broken or discarded household furniture or household equipment or both in yard areas for unreasonable periods.
- Trailers, and other mobile equipment stored for unreasonable periods in yard areas contiguous to streets or highways.

This "INFORMAL NOTICE" is provided to allow you to abate (correct) the noted substandard conditions by April 19th, 2005. When you **have abated** (corrected) the substandard conditions, please contact your inspector so the work done may be inspected and the Code enforcement action closed by the deadline date.

If the substandard conditions are **not abated**, the Department of Public Works will initiate formal Code enforcement action and you will receive a bill in the amount of **\$368.00** for the County's cost to conduct investigation and processing. If the bill is not paid, all of this agency's actual cost, plus an additional **\$178.00**, shall be placed as a special assessment on the tax bill pursuant to Section 25845 of the Government Code.

**It is in your financial interest to correct the violations as soon as possible. Any further information may be obtained by contacting the undersigned.**

Rommel Delagarza  
Contract Building Inspector  
323-260-3450

Date Posted 3-23-05 By RDD

OFFICE COPY

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